

## PROPERTY LOCATION

No	Alt No	Direction/Street/City
66		TUFTS ST, ARLINGTON

## OWNERSHIP

Owner 1:	RYAN ROBERTA			
Owner 2:				
Owner 3:				
Street 1:	66 TUFTS ST			
Street 2:				
Twn/City:	ARLINGTON			
St/Prov:	MA	Cntry		Own Occ: Y
Postal:	02474		Type:	

## PREVIOUS OWNER

Owner 1:		
Owner 2:		
Street 1:		
Twn/City:		
St/Prov:	Cntry	
Postal:		

## NARRATIVE DESCRIPTION

This parcel contains . Sq. Ft. of land mainly classified as Condo with a Condo Conv Building built about 1860, having primarily Aluminum Exterior and 1821 Square Feet, with 1 Unit, 1 Bath, 0 3/4 Bath, 1 HalfBath, 4 Rooms, and 2 Bdrms.

## OTHER ASSESSMENTS

Code	Descrip/No	Amount	Com. Int

## PROPERTY FACTORS

Item	Code	Description	%	Item	Code	Description
Z	R2	TWO FAMIL		water		
o				Sewer		
n				Electri		
Census:				Exmpt		
Flood Haz:						
D				Topo		
s				Street		
t				Gas:		

**LAND SECTION (First 7 lines only)**

[illegible]

Total AC/HA:	0.00000	Total SF/SM:	0	Parcel LUC:	102	Condo	Prime NB Desc	CONDO		Total:		Spl Credit		Total:	
--------------	---------	--------------	---	-------------	-----	-------	---------------	-------	--	--------	--	------------	--	--------	--

Disclaimer: This Information is believed to be correct but is subject to change and is not warranted.

Database: AssessPro - ArchiveProArling

apro

2023

## Residential

**CARD**

**ARLINGTON**

**APPRAISED:**

**USE VALUE:**

**ASSESSED:**

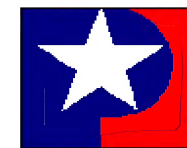
Total Card /

Total Parcel

**622,200**

**622,200**

**622,200**



**Patriot**  
Properties Inc.

## USER DEFINED

	Prior Id # 1:	194189	
	Prior Id # 2:		
	Prior Id # 3:		
3	Prior Id # 1:		
	Prior Id # 2:		
	Prior Id # 3:		
	Prior Id # 1:		
5	Prior Id # 2:		
	Prior Id # 3:		
	ASR Map:		
	Fact Dist:		
	Reval Dist:		
	Year:		
	LandReason:		
	BldReason:		
	CivilDistrict:		
	Ratio:		

## IN PROCESS APPRAISAL SUMMARY

Use Code	Land Size	Building Value	Yard Items	Land Value	Total Value	Legal Description	User Acct
102	0.000	622,200			622,200		194189
							GIS Ref
							GIS Ref
Total Card	0.000	622,200			622,200	Entered Lot Size	GIS Ref
Total Parcel	0.000	622,200			622,200	Total Land:	
Source: Market Adj Cost		Total Value per SQ unit /Card:		341.68	/Parcel: 341.68	Land Unit Type:	Insp Date

## PREVIOUS ASSESSMENT

Tax Yr	Use	Cat	Bldg Value	Yrd Items	Land Size	Land Value	Total Value	Asses'd Value	Notes	Date
2022	102	FV	622,200	0	.	.	622,200		Year end	12/23/2021
2021	102	FV	603,800	0	.	.	603,800		Year End Roll	12/10/2020
2020	102	FV	594,700	0	.	.	594,700	594,700	Year End Roll	12/18/2019
2019	102	FV	529,600	0	.	.	529,600	529,600	Year End Roll	1/3/2019
2018	102	FV	468,100	0	.	.	468,100	468,100	Year End Roll	12/20/2017
2017	102	FV	383,800	0	.	.	383,800	383,800	Year End Roll	1/3/2017
2016	102	FV	383,800	0	.	.	383,800	383,800	Year End	1/4/2016
2015	102	FV	354,500	0	.	.	354,500	354,500	Year End Roll	12/11/2014

## SALES INFORMATION

## TAX DISTRICT

**PAT ACCT.**

[illegible]

## BUILDING PERMITS

[illegible]

### ACTIVITY INFORMATION

Date	Result	By	Name
5/23/2018	Measured	DGM	D Mann
5/6/2000	Inspected	197	PATRIOT
5/6/2000		197	PATRIOT

**Sign:** \_\_\_\_\_

VERIFICATION OF VISIT NOT DATA      \_\_/\_\_/\_\_

Sign:

VERIFICATION OF VISIT NOT DATA

\_\_\_\_\_

Type:	99 - Condo Conv	
Sty Ht:	2H - 2 & 1/2 Sty	
(Liv) Units:	1	Total: 1
Foundation:	3 - BrickorStone	
Frame:	1 - Wood	
Prime Wall:	3 - Aluminum	
Sec Wall:		%
Roof Struct:	1 - Gable	
Roof Cover:	1 - Asphalt Shgl	
Color:	WHITE	
View / Desir:	N - NONE	

Full Bath	1	Rating:	Good
A Bath:		Rating:	
3/4 Bath:		Rating:	
A 3QBth		Rating:	
1/2 Bath:	1	Rating:	Good
A HBth:		Rating:	
OthrFix:	1	Rating:	Fair

	CONDO CONVERSION 8/92,Building Number 1, OF=SINK IN BMT.
--	---

## GENERAL INFORMATION

Grade: C - Average	
Year Blt: 1860	Eff Yr Blt:
Alt LUC:	Alt %:
Jurisdicth:	Fact:
Const Mod:	
Lump Sum Adj:	

## OTHER FEATURES

Kits:	1	Rating:	Good
A Kits:		Rating:	
Frpl:		Rating:	
WSFlue:		Rating:	

## CONDO INFORMATION

Location:	
Total Units:	
Floor:	1 - 1st Floor
% Own:	50.000000000
Name:	125 - 7083

## RESIDENTIAL GRID

1st Res Grid	Desc: Line 1										# Units	1
Level	FY	LR	DR	D	K	FR	RR	BR	FB	HB	L	O
Other												
Upper												
Lvl 2												
Lvl 1												
Lower												
Totals		RM:	4			BR:	2		Baths:	1		HB 1

## INTERIOR INFORMATION

Avg Ht/FL:	STD		
Prim Int Wal	2	- Plaster	
Sec Int Wall:			%
Partition:	T	- Typical	
Prim Floors:	3	- Hardwood	
Sec Floors:	4	- Carpet	25 %
Bsmnt Flr:			
Subfloor:			
Bsmnt Gar:			
Electric:	3	- Typical	
Insulation:	2	- Typical	
Int vs Ext:	S		
Heat Fuel:	2	- Gas	
Heat Type:	1	- Forced H/Air	
# Heat Sys:	1		
% Heated:	100	% AC:	100
Solar HW:	NO	Central Vac:	NO
% Com Wal		% Sprinkled	

## DEPRECIATION

Phys Cond:	GD - Good	18.0%
Functional:		0.0%
Economic:		0.0%
Special:		0.0%
Override:		0.0%
	<b>Total:</b>	<b>18.6%</b>

## CALC SUMMARY

Basic \$ / SQ:	305.00
Size Adj.:	1.22660625
Const Adj.:	1.00749993
Adj \$ / SQ:	376.921
Other Features:	77939
Grade Factor:	1.00
NBHD Inf:	1.00000000
NBHD Mod:	
LUC Factor:	1.00
Adj Total:	764312
Depreciation:	142162
Depreciated Total:	622150

## REMODELING

Exterior:	
Interior:	
Additions:	
Kitchen:	
Baths:	
Plumbing:	
Electric:	
Heating:	
General:	

## RES BREAKDOWN

No	Unit	RMS	BRS	FL
1		4	2	2
<b>Totals</b>				
1		4	2	

## MOBILE HOME

Make:		Model:		Serial #		Year:		Color:	
-------	--	--------	--	----------	--	-------	--	--------	--

### SPEC FEATURES/YARD ITEMS

[illegible]

## SUB AREA

Code	Description	Area - SQ	Rate - AV	Undepr Value
GLA	Gross Liv Ar	1,821	376.920	686,37
Net Sketched Area:		1,821	Total:	686,37
Size Ad	1821	Gross Area	1821	FinArea

### SUB AREA DETAIL

	Sub Area	% Usbl	Descrip	% Type	Qu	# Ten
73						
73						
21						

## IMAGE

**AssessPro** Patriot Properties, Inc

